



EDLIN & JARVIS
ESTATE AGENTS



1 Smith Street, Balderton, NG24 3BA

Guide Price £130,000



3



1



2





1 Smith Street

Balderton, NG24 3BA

- Two/Three Bedroom Terraced House
- No Chain
- Enclosed Rear Garden
- Electric Heating
- Two Reception Rooms
- Downstairs Bathroom
- Close To Amenities
- Majority UPVC Double Glazing

MAKE YOUR OWN MARK GUIDE PRICE £130,000-£140,000***

This terraced house on Smith Street offers versatility and convenience and is being sold with no upward chain. The two inviting reception rooms provide ample opportunity for relaxation and entertaining, making it easy to host friends and family. The family bathroom is located on the ground floor and the first floor provides two double bedrooms and a seperate room off the second bedroom which could be used to suit your needs, a dressing roo, study or a thrid bedroom.

There is an enclosed good size rear garden which is easy maintenance with slabs ideal for seating areas for al fresco dining and summer BBQs.

Situated in a convenient location residents can enjoy easy access to local amenities, schools, parks, and transport links making it a wonderful place to call home.

This property presents an excellent opportunity for those wanting to mae their own and looking to settle in a vibrant community while enjoying the comforts of a traditonal terraced home.

Whether you are a first-time buyer or seeking a new family residence, this terraced house on Smith Street is certainly worth considering.

Guide Price £130,000

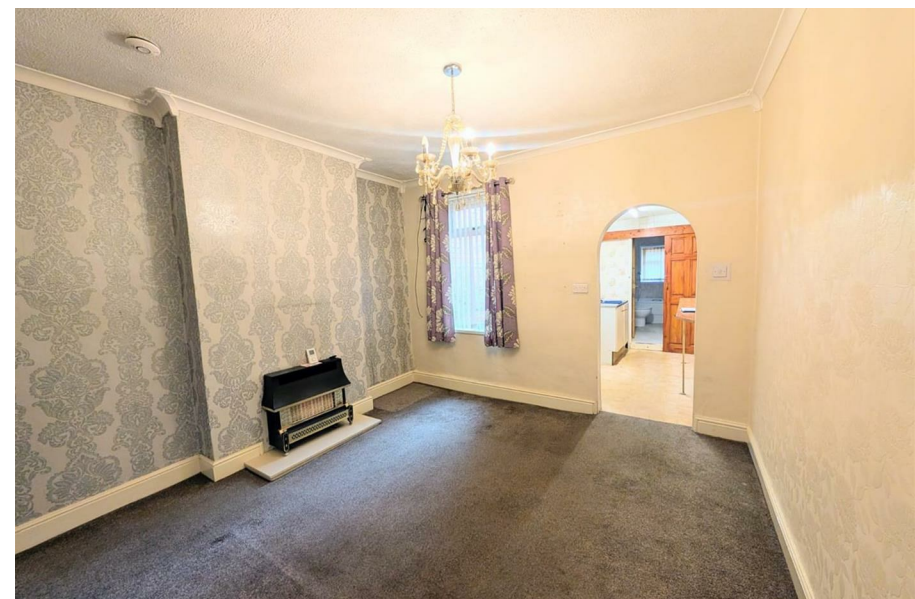


Lounge	12'2 x 11'3 (3.71m x 3.43m)
Dining Room	12'2 x 11'2 (3.71m x 3.40m)
Kitchen	9'9 x 5'7 (2.97m x 1.70m)
Lobby	
Bathroom	6'2 x 5'7 (1.88m x 1.70m)
Landing	
Bedroom One	12'2 x 11'3 (3.71m x 3.43m)
Bedroom Two	12'2 x 11'2 (3.71m x 3.40m)
Bedroom Three	9'0 x 6'0 (2.74m x 1.83m)





Directions





Floor Plans



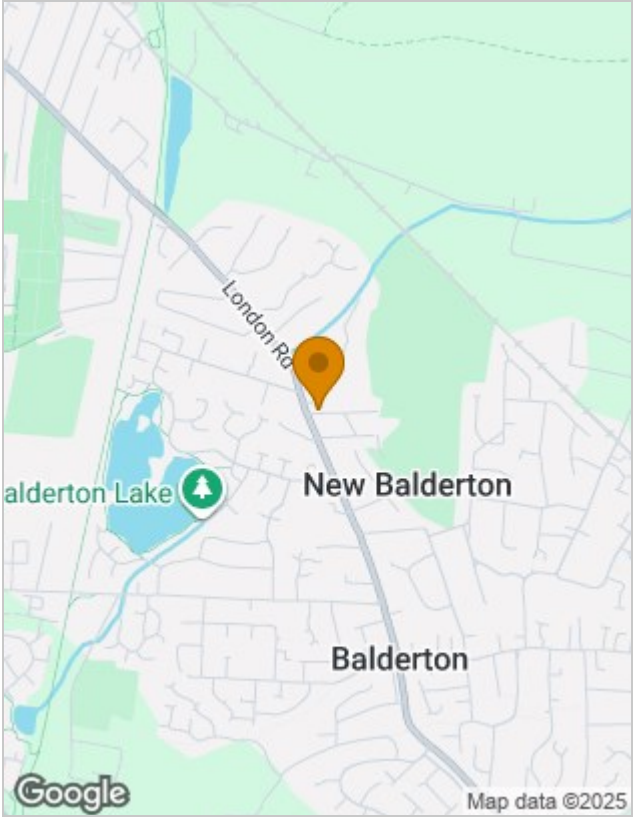
Viewing

Please contact our Sales Office on 01636 555043 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

